



A 2 bedroom mews style cottage in the heart of the town centre with modern kitchen and bathroom, double glazing and gas central heating.

LEASEHOLD, COUNCIL TAX BAND - B, EPC - C.

£180,000

01626 862379

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**FRASER & WHEELER**

## SITUATION

Located within a select development of just 5 apartments and two cottages at The Old Brewery, in the heart of the town centre. The property benefits from double glazing, gas central heating, fitted kitchen and character features.

## ACCESS

Communal courtyard laid to patio outside the front of the property. Hardwood double glazed front door to:

## ENTRANCE HALL

Fuse box, stairs leading to the first floor and door to:

## OPEN PLAN KITCHEN/LIVING ROOM:

**6.30m x 3.70m (20'8" x 12'2")**

Hard wood double glazed window to the front, 2 radiators, fitted white high gloss base and eye level units with work surfaces over, stainless steel sink with drainer and mixer tap, washing machine, integral dishwasher, fridge, gas hob with oven below and extractor hood over and cupboard housing the gas central heating boiler.

## FIRST FLOOR LANDING

Hatch to the loft space and doors to:

## BEDROOM 1

**4.45m narrowing to 2.78m x 2.98m (14'7" narrowing to 9'1" x 9'9")**

L shaped room. Velux window to the front, feature hard wood low level window to the front, radiator and large recess.

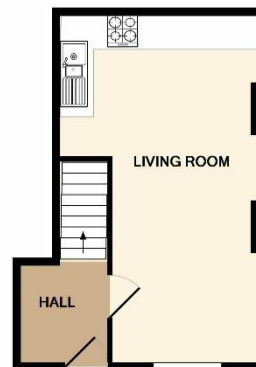
## BEDROOM 2

**3.25m x 1.94m (10'8" x 6'4")**

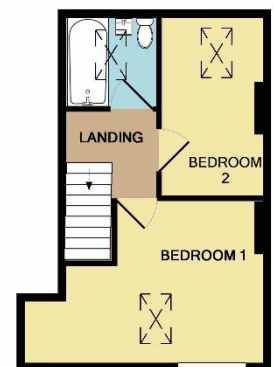
Velux window to the rear and radiator.

## BATHROOM

A white suite comprising panelled bath with thermostatic shower and glass screen over, wall hung wash hand basin, WC, heated towel rail and Velux window to the rear.



GROUND FLOOR



1ST FLOOR

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